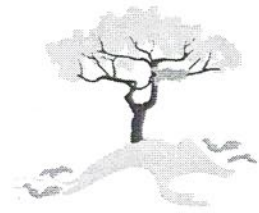




Surf Pines Breeze

Newsletter of the Surf Pines Association



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July 2008

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Attend the Annual Meeting: August 2 at 9:00 A.M.



by Patrick Kelley

The next Annual Meeting of the Surf Pines Association, as announced by Don Kruger, President, is scheduled for Saturday, August 2, 2008, at 9:00 a.m. at the Astoria Golf and Country Club. Mark your calendar.

During the meeting, members will elect one director, consider a proposed amendment to the bylaws, consider adoption of a budget for fiscal year 2008-2009, and transact any other business.

The Nominating Committee nominated three candidates for the one open position on the board: Don Bowman, Geraldine Fouts, and Clarke Powers. (See the related story on page 4.)

The proposed amendment to the bylaws entitles the association to collect its attorneys' fees and any and all costs incurred during the lien and/or foreclosure process. (See the related story on page 5.)

The Budget Committee recommended a budget for fiscal year 2008-2009 that provides current services and maintains equity by increasing dues. (See the related story on page 5.)

Members will receive soon the official "Notice of Annual Meeting."

Editors' note: Patrick Kelley serves as the corporate secretary.

Shop Surf Pines at the Annual Garage Sale: July 5



Shop 'til you drop during the Annual Surf Pines Garage Sale, on Saturday, July 5, 2008, from 8:30 a.m. to 4:00 p.m. Katie Weber, the member of the Community Relations Committee who manages the event, reports that garages all over Surf Pines will be open for business to cash in on Surf Pines' considerable cachet with customers.

To participate as a seller, call Katie now at 503-738-5986. A small fee (usually \$3) will be collected from participants to pay for newspaper ads and directional signs that guide buyers to the sites of sales.

Picnic in the Park: July 6 from 1:00 to 5:00 P.M.

by Norma Keever

With the 4th of July on a Friday this year, the Annual Surf Pines Picnic in the Park is scheduled for Sunday, July 6, 2008, from 1:00 to 5:00 p.m. Join long-time neighbors and meet new neighbors at this classic summer picnic.

The Community Relations Committee will provide hamburgers and hotdogs, buns, condiments, and soft drinks. Attendees are asked to provide side dishes, such as chips and dips, salads, casseroles, and desserts. (Attendees who prefer alcoholic drinks instead of soft drinks are asked to provide their own.)

Last summer, approximately 100 picnickers enjoyed good food and good company at the picnic in the park. Join us this summer. And bring the children. Children are welcome, of course, at a picnic.

Editors' note: Norma Keever chairs the Community Relations Committee.



Recovery Continues with Phases 2 and 3



Surf Pines continues to recover from the wind storm of December 2-3, 2007, which devastated our area. The recovery on the association's properties and the right of way includes three phases: (1) removing the trees that were either destroyed by the storm or damaged so severely that they cannot be saved, (2) pruning the trees that were damaged but can be saved, and (3) replanting trees.

Phase 1, removing the trees that were either destroyed by the storm or damaged so severely that they cannot be saved, began on January 7, 2008. Managed for the association by members of the Board of Directors and the Roads and Grounds Committee and performed by a contractor, Trails End Recovery, the work in this phase was completed on the association's properties and the right of way on schedule by the end of April 2008.

Phase 2, pruning the trees that were damaged but can be saved, is in progress now. A member of the board and an arborist, after driving the roads of Surf Pines and walking the park, estimate that approximately 60 trees qualify for work. Bids for the work will be invited from qualified contractors.

Phase 3, replanting trees, is scheduled for the autumn of 2008, when the rains will increase the chances of success. A subcommittee of the Roads and Grounds Committee will offer recommendations on what trees to plant and where to plant them on the association's properties and the right of way.

Dave Lukens, Treasurer, reports that a total of \$109,263.47 was available to fund the recovery project, including \$98,250.00 from the assessment that members approved in December plus \$11,013.47 from the insurance claim. With total obligations of \$67,715.88 for phase 1 through the end of April, a total of \$41,547.59 is available for phases 2 and 3.

Regarding the recovery on private properties in Surf Pines, the board applauds the work that many of the members of the association have completed on their properties. Now, with the onset of fire season, the board is requiring all members to clean up the dead and dying trees and brush on their properties to minimize the wildfire hazard.

Quick News

Attend Monthly Board Meetings

The monthly meetings of the Board of Directors—open to all members of the association—are held on the third Monday of each month at 4:30 p.m. in Surf Pines at the meeting house. “Comments from the Membership” is always toward the top of the agenda.

On the weekend before a meeting, the agenda is available at the Surf Pines Office and on the Surf Pines web site. Soon after a meeting, the minutes are available on the web at www.surfpines.org.

Attend to business by either attending the meetings or reading the minutes.

Expect Fire Season on July 1

As the *Breeze* went to press, a spokesperson for the Oregon Department of Forestry, Astoria District, announced that fire season in Clatsop County is scheduled to begin on July 1, 2008. During fire season, which usually extends from July through October, but varies from year to year depending on the weather, burning is restricted because of the risk of wildfire. Open burning and burning in a pile are banned during fire season. Burning in a barrel is allowed only with a permit. For more information, call the local office of the Department of Forestry at 503-325-5451.

Use Fireworks Elsewhere, Not in Surf Pines

The association’s policy regarding fireworks is stated in the *Owners’ Guide*: “To reduce the risk to residents and property presented by fireworks, the use of fireworks of any kind, including firecrackers, is prohibited in Surf Pines, except on the public beach, where state laws are strictly enforced by the Clatsop County Sheriff and the Oregon State Police.” If either a resident or a guest seems unaware of the policy, then inform that person of it.

Slow Speeding Boaters on the Lake

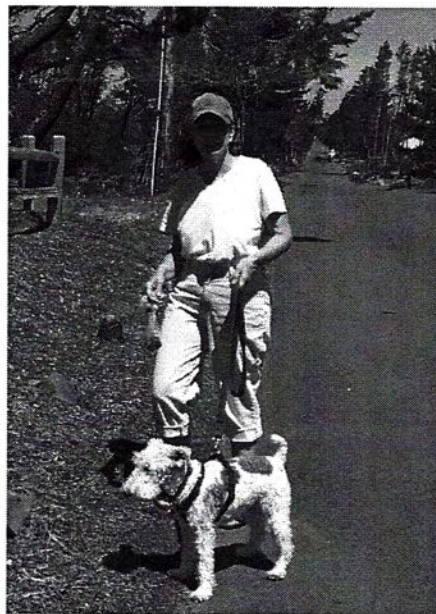
The speed limit on Neacoxie (Sunset) Lake is 10 miles per hours. The fine for exceeding the speed limit, a Class B basic violation of Oregon’s boating

laws, is \$242. To slow speeding boaters, report speeding to the Clatsop County Sheriff Department’s Marine Patrol at 503-325-8635. Do not confront a speeding boater. Do not endanger yourself. But do get a number for the boat and as complete a description as possible of the boat, the boater, and the occurrence of speeding, including time and place.

Bag Your Dog’s Feces

If you own a dog, then you either walk your dog or your dog walks you. You and your dog walk in the park, on the paths, and on the roadsides of Surf Pines—where your neighbors walk too. If you are a dog owner who bags your dog’s feces during a walk, then accept your neighbors’ thanks for your neighborly action. You can stop reading this item. If you cannot stop reading, then this item is for you. A consensus has formed among members, including members who own dogs. Members agree that a dog owner’s not bagging his or her dog’s feces is un-neighborly if the feces are either on association property where members are likely to walk, including in the park, on the paths, and on the roadsides, or in neighbors’ yards. Please take the neighborly action.

Marsha Morello always carries plastic bags when she walks her dog Nora.





Members to Elect One Director at Annual Meeting

The term of one member of the Board of Directors, Don Kruger, ends in August. The Nominating Committee, chaired by Don Kruger and including Wayne Fleming and Katie Weber, nominated three candidates for the one open position on the board: Don Bowman, Geraldine Fouts, and Clarke Powers.

The committee asked each candidate to submit a biographical statement in support of his or her candidacy. Each candidate's statement follows.

Statement from Don Bowman

"I'm Bowman. My wife Ann and I have been permanent residents of Surf Pines for about six years. Prior to moving here permanently we lived in Portland and for five years never missed a weekend to be here at our home on Manion and High Surf. I guess you can say we love our home in Surf Pines. Thank God gas wasn't four bucks a gallon then or we never could've pulled off all those weekends.

"I have a varied past. Most of my life was spent in the trucking industry doing everything imaginable. I've been a dispatcher, warehouse and fleet supervisor, and I've probably got more miles going in reverse than most people have going forward. I took a shot at financial service marketing securities, mortgages and insurance and decided it wasn't really something I wanted to do. Currently, I work with my wife Ann doing property management and working in our second business, Beach House Services. Aside from that, our home is a job in itself and I'm in the yard just about every day. Not a lot to tell, just a regular guy by most standards.

"Does any of this qualify me for a position on the board? Truth be told, I never gave it a second thought until some of my neighbors suggested I run. It seems they feel I've been a pretty good neighbor and think I could make a valuable contribution to sustaining the livability of Surf Pines. Well, flattery will get ya' everywhere, so how do I say no to an endorsement like that, right? In any case, after long and careful consideration I've decided to throw my hat in the ring. We have a great little community here and if I can do my part to help keep it that way, I'll give it my best shot."

Statement from Geraldine Fouts

Vitae: Position: Board of Directors, Surf Pines Association

Name and address: Geraldine Fouts, 89531 Shady Pines Rd.

Previous dwellings: I was born and raised in Chicago, Illinois, and have previously lived in Denver, Colorado; Iowa City, Iowa; Calgary, Canada; and Honolulu, Hawaii.

Education: I graduated from Indiana University with a chemistry major. I was certified to teach chemistry and physics from the University of Calgary.

Employment: I have worked in research in pharmaceuticals and cancer research in Chicago. At the University of Iowa's Medical School, I was on two different research teams in immunology. I also taught high school chemistry, physics and astronomy in Honolulu for fifteen years, where I became chairman of the science department.

Previous board experience: In Honolulu I was on the board of a condominium association for four years. I experienced many of the problems and dilemmas that a board can encounter in trying to manage community property and services. When I was asked to run for the board here in Surf Pines, I knew I would feel guilty if I did not at least try to share the wisdom I gained from my experience in Honolulu.



Members to Elect One Director (Continued)

Statement from Clarke Powers

"Thirty-five plus years of management experience in government and commercial project management, logistics management (contracting, supply and distribution), finance (capital and operating budget), plus long-term and short-term planning. Fifteen years volunteer federal/state income tax preparer for low income and elderly families. Previously member of citizen finance committee in Colorado Springs, Colorado, with last year being its chairman. Currently facilitator for nonprofit organizations in mission statement definition and strategic/action planning, member of county property tax appeal board, Port of Astoria budget committee, and Surf Pines budget committee."

Additional candidates may be nominated from the floor. Members will elect one candidate at the Annual Meeting.



Members to Consider Proposed Amendment at Annual Meeting

Members will consider a proposed amendment to Section 9.6, "Collection," in the bylaws. The amendment, recommended by the association's legal counsel, Dan Van Thiel, clarifies this section of the bylaws by explicitly entitling the association to collect its attorneys' fees and any and all costs incurred during the lien and/or foreclosure process. In this proposed amendment, *italics* indicate additions to the current text of Section 9.6 and the dotted line indicates a deletion:

"Should any owner fail or refuse to pay the invoice amount including the late charges, the Board of Directors is authorized to bring any and all necessary and appropriate action, including *but not limited to* placing a lien and foreclosing on the assessed property *to collect the amount owed. The Association shall be entitled to collect its attorneys' fees and any and all costs incurred during the lien and/or foreclosure process.*"

The rationale for the amendment is that it enables the board to address, for example, an owner's failure or refusal to pay an invoice amount of \$1000 without the association's having to pay attorneys' fees of \$2000 to collect the \$1000.



Members to Consider Budget at Annual Meeting

The Budget Committee, chaired by Dave Lukens, Treasurer, and including Geraldine Fouts, Norma Kever, Don Kruger, Bob McWhirter, Clarke Powers, and Tom Wilcox, recommended to the Board of Directors a budget for fiscal year 2008-2009 that provides current services and maintains equity by increasing dues to \$150 per quarter.

The committee recommended to the board the budget that includes an increase in dues only after considering a budget that maintains dues at \$100 per quarter but provides minimal road repair and significantly decreases the association's equity and a budget that maintains dues at \$100 but significantly reduces services to maintain equity.

The board will recommend to the membership the budget that provides current services and maintains equity by increasing dues. The "Notice of Annual Meeting" will include the proposed budget. Members will consider adoption of the budget at the Annual Meeting.



Surf Pines Recognized As One of the Best Gated Communities

As it was last year, Surf Pines is recognized as one of the best gated communities in the nation by the selection team at www.bestgatedcommunitiesinamerica.com again this year.

The criteria for selection include architecture, landscape, cultural opportunities, recreational opportunities, quality of construction, entry-point protocol, proximity to a significant body of water, and overall ambience.

St. Malo Beach in Oceanside, California, is rated number 1 again this year. Then the rest of the best, including Surf Pines and the 36 other gated communities that are recognized, are listed alphabetically. Check the web site above to see the company that we keep.

Security Corner

by Lee Casaleggio



In an emergency, can you be found?

Please take the time to answer the following three questions to your satisfaction and update your personal and property security profiles as necessary. Your preparations now will help to keep you and your family secure and our community a safe place to live.

1. Is your current emergency contact information on file with John Gates, the security/maintenance manager, in the association's office? After the storm of December 2-3, 2007, the association was unable to contact a significant number of members because of the lack of current emergency contact information. Please ensure that your emergency contact information is current. Contact John either in the office, by telephone at 503-738-0637, or by e-mail at gates7299@hotmail.com. Make it easy for your community to help take care of you.

2. Is your house number current and easily visible from the road? Emergency responders need to be able to locate you and your property quickly. Some of our homes have both the old 4-digit house numbers and the current 5-digit numbers. Please remove the old 4-digit numbers, which can confuse emergency responders and slow their response. Please use only the current 5-digit numbers.

Some of our homes have house numbers that are either hidden by brush or too weathered to read. New vertical number posts are available from the county at a cost of \$20. For a new post, contact Jennifer Bunch in the Rural Address Unit of the county's Community Development Department at 503-325-8611. Or create your own house numbers. Please ensure that the numbers are visible from both directions from the road in front of your home. Make it easy for emergency responders to respond quickly to an emergency at your home.

3. Do you have (either in your head or at hand) the emergency contact information that you need? In an emergency, dial 911. Remember that if you dial from an out-of-area cell phone, then you will have to provide your location.

(For non-emergency telephone numbers for the Gearhart Fire Department, the Clatsop County Sheriff, and the Oregon State Police, for example, keep at hand your current editions of the *Surf Pines Association Owners' Guide* and the *Directory*.)

Editors' note: Lee Casaleggio chairs the Safety and Security Committee.



Surf Pines Social Calendar

The Surf Pines social calendar is full again this year, courtesy of the Community Relations Committee.

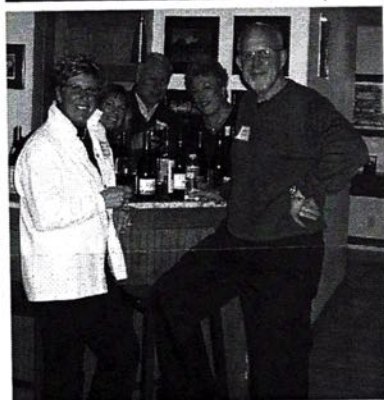
During the first quarter of the year, the social calendar included A Sweet Renewal, as previously reported in this column. During the second quarter, the social calendar included the Pinot Party. And during the second half of the year, the social calendar will include not only the upcoming Annual Surf Pines Picnic in the Park (see page 2), but also an old-fashioned ice-cream social; an Oktoberfest; and the premier social event of the year, the Annual Surf Pines Holiday Party.

Pinot Party

The Pinot Party, a wine-tasting party, was hosted by Steve and Lori Stockstill in their home, "the yellow house," at 89187 Manion Drive, on May 3, 2008, from 6:00 to 9:00 p.m. The Stockstills hosted graciously in their beautiful new home. Lori even led tours, not only of the home, but also of the greenhouse. Approximately 35 members enjoyed the hospitality and, of course, the tasty pinot, including noir, blanc, and either gris or grigio.



Steve and Lori Stockstill hosted graciously at the Pinot Party.



Upcoming Social Events

In addition to the Annual Picnic in the Park (page 2), the social calendar for the second half of the year includes these events:

Ice Cream Social, Groshong home, 89012 Ocean Drive, August 16, 2008, 2:00-5:00 p.m.

Oktoberfest, Pacific Grange Hall, Highway 101, October 11, 2008, 6:00-9:00 p.m.

Holiday Soiree, Williams home, 89880 Ocean Drive, December 6, 2008, 6:00-9:00 p.m.

As ever, the Community Relations Committee offers a full calendar of seasonal social events that are designed to gather together all members of the association to promote positive community relations.



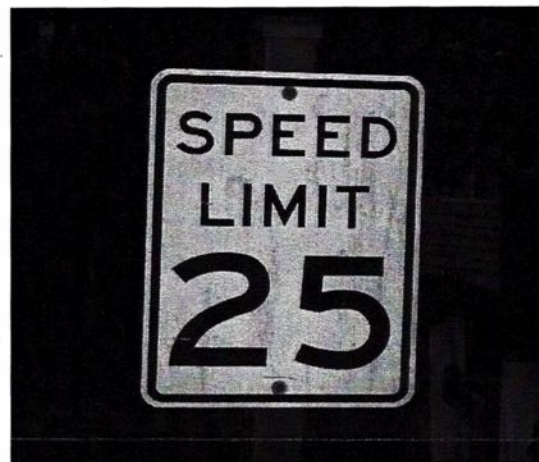
For the Record: Drivers Assessed for Speeding

Assessments are levied against drivers for exceeding the posted speed limit on the roads of Surf Pines.

Assessments are based on this schedule of fees currently in use by Oregon courts:

MPH in Excess of Posted Speed	Assessment
1-10	\$97
11-20	\$145
21-30	\$242
Over 30	\$427

According to the association's policy, notice of this action is published in the *Breeze*.



Surf Pines Association Board of Directors

President	Don Kruger	90128 Manion Dr.	861-3815	dnkruger@msn.com
Vice President	Michael Wilkin	89961 Manion Dr.	861-0701	wilkin@ccalmr.ogi.edu
Treasurer	Dave Lukens	89774 Surf Pines Landing Dr.	717-1284	dluke51@freedomnw.com
Secretary	Patrick Kelley	33251 Pine Ridge Ct.	717-8460	roger_masse@sprynet.com
Director	Bob McWhirter	89997 Surf Pines Landing Dr.	738-5758	bobmcwh@aol.com
Administrator	Dan Bartlett	210 Waldorf Cir. Astoria, OR 97103	791-8060	drbartlet@charter.net
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Roads & Grounds	Ken Weber	89783 Sea Breeze Dr.	738-5986	kkweber@seasurf.net
Community Relations	Norma Keever	89026 Ocean Dr.	738-5069	gnkeever@msn.com
Park	Jeff Hall	89685 Manion Dr.	738-0892	

The Surf Pines Breeze is a quarterly publication of the Surf Pines Association, 33317 Surf Pines Lane, Warrenton, Oregon 97146. Members are invited to contribute articles. Contact Roger Masse or Patrick Kelley at roger_masse@sprynet.com or at 33251 Pine Ridge Court.